

PB# 86-11

**Grove Homes
(AnneMarie Dr.) (Sub.)**

59-5-15.22

86-11

Grove Homes Subdivision

AnneMarie Drive

CHECK IS IN FULL PAYMENT OF THE FOLLOWING			
DATE	AMOUNT		
TOTAL OF INVOICES			
AMOUNT OF CHECK			

GROVE HOMES, INC.
WOODCOCK MOUNTAIN ROAD
WASHINGTONVILLE, NY 10992

1311

Mar 18 19*86* 50-244/219

PAY TO THE ORDER OF Crown of New Windsor, \$ 25.00

Twenty five and 00/100 DOLLARS

THE BANK OF NEW YORK

MID-HUDSON REGION
BREUNIG RD & C ST., STEWART AIRPORT, NEWBURGH, N.Y. 12560

MEMO Engineering Fee

⑆001311⑆ ⑆021902446⑆ ⑆240003699⑆

TOWN OF NEW WINDSOR
 555 Union Avenue
 New Windsor, N. Y. 12550

Received of Prose Names Inc. \$ 100.00

One Hundred and 00/100 DOLLARS

For Subdivision fee - 86-11

FUND	CODE	AMOUNT
<u>Cheek #1</u>	<u>310</u>	
<u>\$100.00</u>	<u>00</u>	

By Pauline G. Towne
Town Clerk

Title

TOWN OF NEW WINDSOR
 555 Union Avenue
 New Windsor, N. Y. 12550

Received of Bruce Adams \$ 25.00

Twenty-five and 00/100 DOLLARS

For Approval, Update + Resigning of map - 86-12

DISTRIBUTION

FUND	CODE	AMOUNT
Check # 2178		25.00

By Pauline B. Townsend
Town Clerk

Title _____

TOWN OF NEW WINDSOR General Receipt 7265

Mar 18 1986 50-244/219

TOTAL OF INVOICES	
AMOUNT OF CHECK	

PAY
TO THE
ORDER OF

Town of New Windsor, 25.00
Twenty five and 00/100 DOLLARS

THE BANK OF NEW YORK

MID-HUDSON REGION
BREWING & C ST., STEWART AIRPORT, NEWBURGH, N.Y. 10959

MEMO Engineering Fee

001311 021902446 240003699

General Receipt

7433

TOWN OF NEW WINDSOR
555 Union Avenue
New Windsor, N. Y. 12550

Received of

Broun Homes Inc.

\$ 100.00

For

Subdivision fee - 86-11

DISTRIBUTION

FUND	CODE	AMOUNT
Check # 1310		
\$ 100.00	02	

By

Pauline B. Townsend
Town Clerk

Title

Williamson Law Book Co., Rochester, N. Y. 14609

General Receipt

0016

TOWN OF NEW WINDSOR
555 Union Avenue
New Windsor, N. Y. 12550

Received of

Broun Homes

\$ 25.00

For

Approval, Update + Resigning of map - 86-12

DISTRIBUTION

FUND	CODE	AMOUNT
Check # 2178		25.00

By

Pauline B. Townsend

Town Clerk

Title

Williamson Law Book Co., Rochester, N. Y. 14609

General Receipt

7265

TOWN OF NEW WINDSOR
555 Union Avenue
New Windsor, N. Y. 12550

Received of

Zimmerman Eng. & Surveying, PC

\$ 75.00

For

Home Subdivision Application Fees

DISTRIBUTION

FUND	CODE	AMOUNT
86-11 - Ann Marie Wv.		
86-12 - Lysamore Wv.		
86-13 - R.L. Road		

By

Pauline B. Townsend
Town Clerk

Title

Williamson Law Book Co., Rochester, N. Y. 14609

1/3 meeting
8/12/87

W.D

6

RECEIVE AND FILE-CERTIFICATE OF APPROVAL FOR WATER AND SEWER
FACILITIES, GROVES HOMES, INC.

Hearing no objections the Town Board of the Town of New
Windsor receive and file Certificate of Approval from the
Orange County Dept. of Health for proposed water and sewer
facilities to Grove Homes, Inc. of Washingtonville, N.Y.

Rsf.

**ORANGE COUNTY DEPARTMENT OF HEALTH
Division of Environmental Health**

CERTIFICATE OF APPROVAL OF REALTY SUBDIVISION PLANS

TO: Grove Homes, Inc.
Vincent & Ed Biagini
POB 188
Washingtonville, NY 10992

The Orange County Department of Health certifies that a realty subdivision map entitled Subdivision for Grove Homes, Inc. dated November 20, 1985, latest revision May 11, 1987 located in Town of New Windsor showing plans for providing satisfactory and adequate water supply and sewage facilities for said subdivision have been filed with and approved by the Department on this date pursuant to Article II of the Public Health Law.

The following information was furnished in the application for approval of plans:

Total area: 25.99 acres

Number of lots: 38

Water supply: Individual wells

Sewage disposal: T. New Windsor S.D.#23

The owner intends to build houses.

Approval of the proposed water supply and sewage facilities is granted subject to the following conditions:

1. THAT the proposed facilities are installed in conformity with said plans.
2. THAT no lot shall be subdivided without plans for such resubdivision being filed with and approved by the Orange County Department of Health.
3. THAT the purchaser of a lot sold without water supply and/or sewage disposal facilities installed thereon will be furnished with a reproduction of the approved plans and shall be notified of the necessity of installing such facilities in accordance with the approved plans.

July 21, 1987
Date



M.J. Schleifer, P.E.
Assistant Commissioner

PLANNING BOARD
TOWN OF NEW WINDSOR
555 UNION AVENUE
NEW WINDSOR, NY 12550

Date Received _____
Preapplication Approval _____
Preliminary Approval _____
Final Approval _____
Fees Paid 5.00

APPLICATION FOR SUBDIVISION APPROVAL

Date: January 30, 1986

1. Name of subdivision Subdivision for Grove Homes Inc. (Ann Marie Drive)
2. Name of applicant Grove Homes, Inc. Phone 914-928-2361
Address P.O. Box 188, Washingtonville, N.Y. 10992
(Street No. & Name) (Post Office) (State) (Zip Code)
3. Owner of record Blooming Grove Operating Co., Inc. Phone _____
Address _____
(Street No. & Name) (Post Office) (State) (Zip Code)
4. Land Surveyor Gerald Zimmerman Phone 914-782-7976
Address Rt. 17M P.O. Box 313 Harriman, N.Y. 10926
(Street No. & Name) (Post Office) (State) (Zip Code)
5. Attorney _____ Phone _____
Address _____
(Street No. & Name) (Post Office) (State) (Zip Code)
6. Subdivision location: On the southeast side of Ann Marie Drive
(Street)
1100 feet west of Lake Road
(direction)
7. Total Acreage 46,867.45± sq. ft. Zone R-4 Number of Lots 2
8. Tax map designation: Section 59 Lot(s) Block 5 -- Lot 15.22
9. Has this property, or any portion of the property, previously been subdivided Yes
If yes, when June 1975; by whom John Biagini
10. Has the Zoning Board of Appeals granted any variance concerning this property No
If yes, list case No. and Name _____

at all contiguous holdings in the same ownership.

Section _____ Block(s) _____ Lot(s) _____

Attached hereto is an affidavit of ownership indicating the dates the respective holdings of _____ and were acquired, together with the liber and page of each conveyance into the present owner as recorded in the Orange County Clerk's Office. This affidavit shall indicate the legal owner of the property, the contract owner of the property and the date the contract of sale was executed. IN THE EVENT OF CORPORATE OWNERSHIP: A list of all directors, officers and stockholders of each corporation owning more than five percent (5%) of any class of stock must be attached.

STATE OF NEW YORK)
COUNTY OF ORANGE : SS.:

I, Serald J. Jansen (Agent for Applicant), hereby depose and say that the above statements and the statements contained in the papers submitted herewith are true.

Mailing Address _____

FORN to before me this

31st day of January, 1986
Elayne Wolfenhaut
NOTARY PUBLIC

ELAYNE WOLFENHAUT
NOTARY PUBLIC, State of N.Y.
No. 9725330
Resident of Orange County
Commission Expires 3/30/86

APPENDIX B

SHORT ENVIRONMENTAL ASSESSMENT FORM

INSTRUCTIONS:

(a) In order to answer the questions in this short EAF it is assumed that the preparer will use currently available information concerning the project and the likely impacts of the action. It is not expected that additional studies, research or other investigations will be undertaken.

(b) If any question has been answered Yes the project may be significant and a completed Environmental Assessment Form is necessary.

(c) If all questions have been answered No it is likely that this project is not significant.

(d) Environmental Assessment

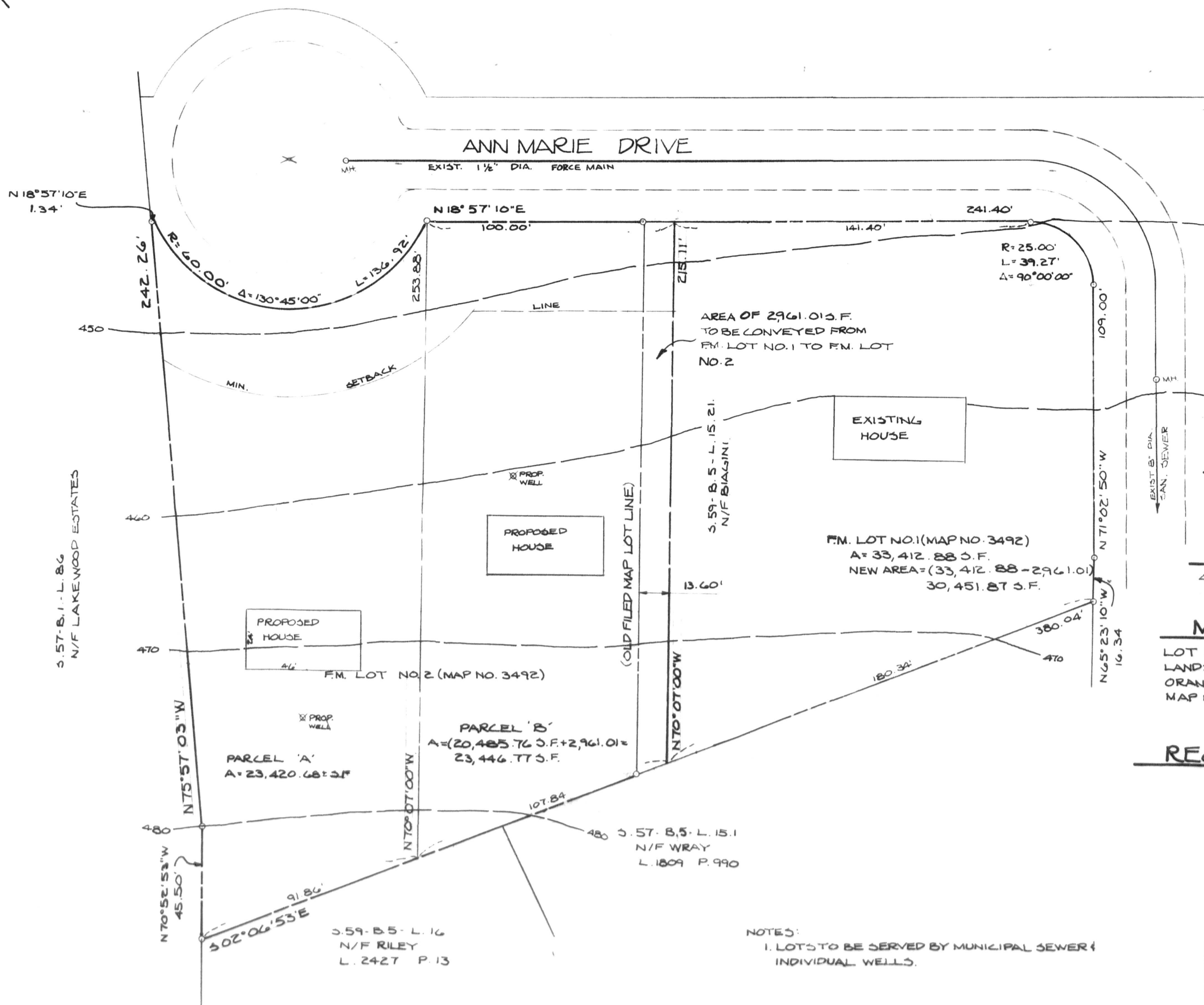
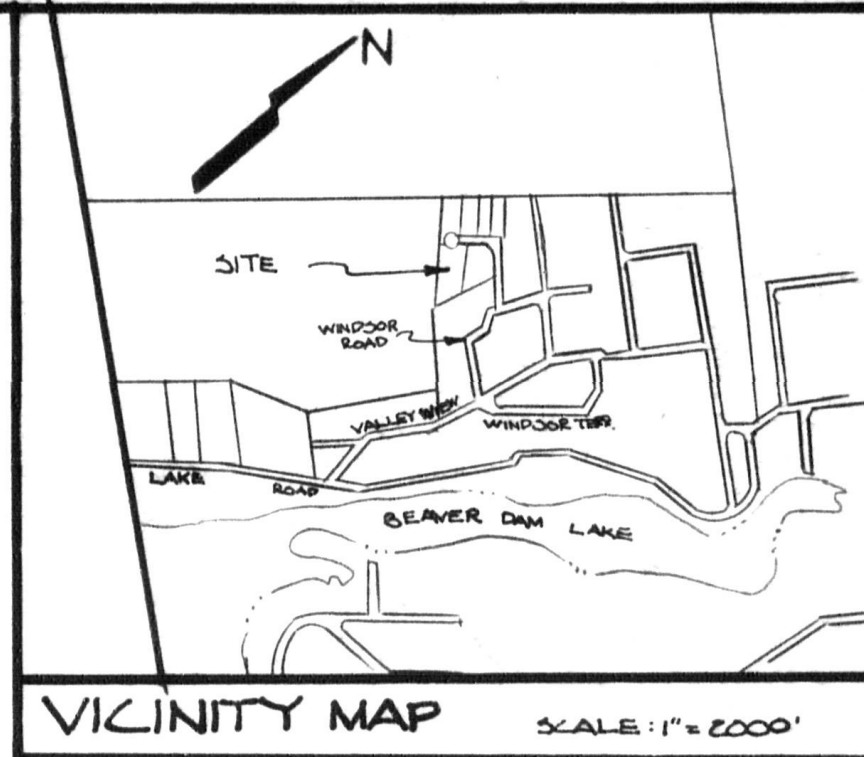
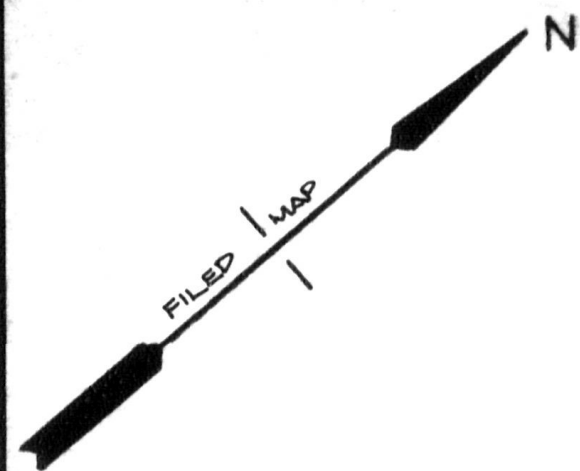
1. Will project result in a large physical change to the project site or physically alter more than 10 acres of land? ☐ Yes ☒ No
2. Will there be a major change to any unique or unusual land form found on the site? ☐ Yes ☒ No
3. Will project alter or have a large effect on an existing body of water? ☐ Yes ☒ No
4. Will project have a potentially large impact on groundwater quality? ☐ Yes ☒ No
5. Will project significantly effect drainage flow on adjacent sites? ☐ Yes ☒ No
6. Will project affect any threatened or endangered plant or animal species? ☐ Yes ☒ No
7. Will project result in a major adverse effect on air quality? ☐ Yes ☒ No
8. Will project have a major effect on visual character of the community or scenic views or vistas known to be important to the community? . . . ☐ Yes ☒ No
9. Will project adversely impact any site or structure of historic, pre-historic, or paleontological importance or any site designated as a critical environmental area by a local agency? . . . ☐ Yes ☒ No
10. Will project have a major effect on existing or future recreational opportunities? . . . ☐ Yes ☒ No
11. Will project result in major traffic problems or cause a major effect to existing transportation systems? ☐ Yes ☒ No
12. Will project regularly cause objectionable odors, noise, glare, vibration, or electrical disturbance as a result of the project's operation? . ☐ Yes ☒ No
13. Will project have any impact on public health or safety? ☐ Yes ☒ No
14. Will project affect the existing community by directly causing a growth in permanent population of more than 5 percent over a one-year period or have a major negative effect on the character of the community or neighborhood? . . ☐ Yes ☒ No
15. Is there public controversy concerning the project? ☐ Yes ☒ No

PREPARER'S SIGNATURE: Gerald Zimmerman

TITLE: PROJECT ENGINEER

REPRESENTING: ZIMMERMAN ENG.

DATE: 1-30-86



ZONING DATA

DISTRICT: R-4 GROUP: W.2
MIN. LOT AREA = 15,000 S.F.
MIN. LOT WIDTH = 100'
MIN. FRONT Y.D. = 35'
MIN. SIDE Y.D. = 15'/30'
MIN. REAR Y.D. = 40'

TAX MAP NO.

SECTION: 59
BLOCK: 5
LOT: 15.22

TOTAL TRACT AREA

43,906.44 S.F. + 2,961.01 S.F. = 46,867.45 S.F.

MAP REFERENCE

LOT NO. 2 ON A MAP ENTITLED "SUBDIVISION OF LANDS OF JOHN BIAGINI" TOWN OF NEW WINDSOR, ORANGE COUNTY, N.Y. FILED IN THE O.C.C.O. AS MAP NO. 3492 ON 6-27-75

RECORD OWNER & SUBDIVIDER

BLOOMING GROVE OPERATING CO. INC.

SUBDIVISION FOR

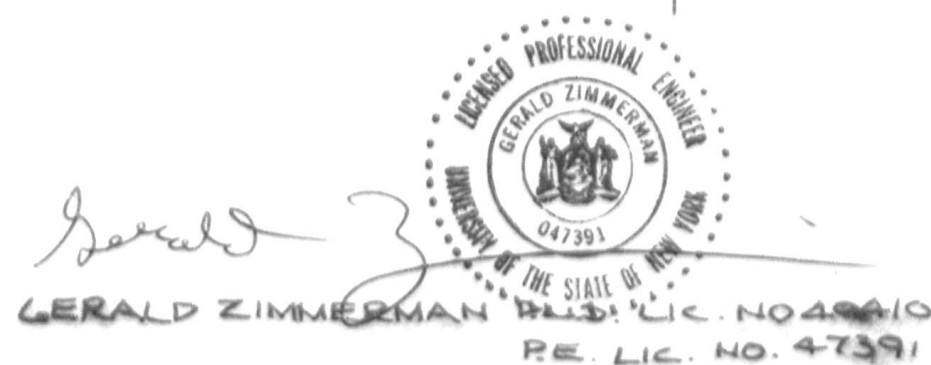
GROVE HOMES INC.
(ANN MARIE DRIVE)

SCALE: 1" = 30' JOB NO. 85-257 DRAWN BY: J.F.
DATE: 1-6-85 REV: 2-7-86

TOWN OF NEW WINDSOR
ORANGE COUNTY, NEW YORK

ZIMMERMAN ENGINEERING & SURVEYING P.C.
RT. 17M HARRIMAN, N.Y.

NOTES:
1. LOTS TO BE SERVED BY MUNICIPAL SEWER & INDIVIDUAL WELLS.



final
25 March 1986
Gerald Zimmerman
Chairman